

ATTORNEY OR PART NAME, ADDRESS, TELEPHONE & FAX NUMBERS, AND CALIFORNIA STATE BAR NUMBER Alan G. Tippie (CA BAR No. 89587) SULMEYER, KUPETZ, BAUMANN & ROTHMAN A Professional Corporation 300 South Grand Avenue, 14 th Floor Los Angeles, California 90071 (213) 626-2311 (213) 629-4520 Attorneys for Pasadena Playhouse Associates, Debtor in Possession	FOR COURT USE ONLY FILED 01 OCT 16 PM 3:27 CLERK U.S. BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA BY: _____ DEPUTY
UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA	
In Re: PASADENA PLAYHOUSE ASSOCIATES, LTD., Debtor(s)	CASE NO.: LA 98-45602-TD

NOTICE OF SALE OF ESTATE PROPERTY

Sale Date November 7, 2001	Time: 10:00 a.m.
Location United States Bankruptcy Court, Courtroom 1345, 255 East Temple Street, Los Angeles, CA 90012	

Type of Sale: ☐ Public ☒ Private Last Date to File Objections: October 24, 2001

Description of Property to be Sold: Real Property located at 39 S. El Molino, Pasadena, California commonly known as the Pasadena Playhouse and improvements thereon ("Playhouse"); and the personal property located in and presently owned by Ampersand Restaurant Corporation, the tenant of the restaurant located at the Playhouse (provided the court approves the compromise with Ampersand Restaurant Corporation as requested by a Motion on file with the court). The list of restaurant assets is: Point of Sale System; Six Burner Stoves; Single Convection Oven; Deep Fryer; Pizza Prep; Stock Pot Stove; Espresso Machine; Cooling Unit; Fax Machine; Computer Printer; Dell Computer; Beer Dispenser; Stereo; 3 Piece Cabinet; Loudspeakers; Decorative Tile; Attic Ladder; Wine Display; Mirror; Kitchen First Aid Cabinet; Supplies (Glassware, Silverware, Stemware, Pots and Pans, Cooking utensils); Tables; Chairs.

Terms and Conditions of Sale: Non refundable cash deposit of no less than \$100,000; initial bid of no less than \$3.5 Million; no contingencies; sale to close 30 days from approval.

Proposed Sale Price: Pending offer from the Greg Varon Family Trust of \$3.3 Million, with non-refundable deposit of \$100,000; no contingencies; sale to close November 9, 2001.

Overbid Procedure (If Any): Initial overbid terms set forth in Terms and Conditions of Sale, above. Subsequent overbids of no less than \$25,000.

If property is to be sold free and clear of liens or other interests, list date, time, and location of hearing: United States Bankruptcy Court, Courtroom 1345, 255 East Temple Street, Los Angeles, CA 90012

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Date: October 16, 2001